

After Recording Return to:  
Monarch Property Management  
352 East Riverside Drive, Ste C-5  
St. George, UT 84790

SG-HILLS-1-1  
SG-HILLS-1-2  
SG-HILLS-1-3

DOC # 20090009506

Restrictive Page 1 of 1  
Russell Shirts Washington County Recorder  
03/17/2009 10:54:18 AM Fee \$ 12.00  
By MONARCH PROPERTY MANAGEMENT



February 20, 2009

Handwritten initials: "V8"

The Hills HOA  
C/o Monarch Property Management  
352 East Riverside Drive, Suite C-5  
St. George, Utah 84790

The Hills 1,2,3  
Lots 1-34

ADMINISTRATIVE RESOLUTION  
SCHEDULE OF FINES FOR VIOLATION OF GOVERNING DOCUMENTS

Whereas The Hills Homeowner Association has a Declaration, Bylaws and Rules and Regulations, and,

Whereas Article 12, Section 12.1 of the CC&R's and Article 5 Section 1.13 of the Bylaws for The Hills empower the Board of Directors to enforce the Declaration, Bylaws, and the Rules & Regulations, and

Now, therefore, be it resolved that The Hills Association will enforce said Declaration, Bylaws, and Rules and Regulations with the following procedure, upon receipt of an alleged rule violation letter/phone call stating the date and approximate time if the violation, a letter will be sent to the alleged violator stating the alleged violation and a time period during which the alleged violation may be abated without further sanction (not less than 72 hours); *Legal description applies to all lots in Phase I, Phase II Amended + Ext of Phase III of the Hills Subdivision*

- 1<sup>st</sup> Offense: Written Warning
- 2<sup>nd</sup> Offense: \$25.00 Fine
- 3<sup>rd</sup> Offense: \$50.00 Fine
- 4<sup>th</sup> Offense: \$100.00 Fine
- Any subsequent fines Up to \$270.00

Written Notice shall include the following: that a fine may be levied should the violation not be cured within 72 hours. The owner is entitled to a hearing within 14 days of the notice with the Board of Directors at a meeting called for that purpose.

After 14 days expires, if no hearing is requested, or after a final decision after hearing, the association can levy late fees and interest on the fines pursuant to the declaration, bylaws and rules and regulations after account is 30 days delinquent.

Collection of unpaid fines shall be conducted in the same manner as collections of unpaid assessments.

IN WITNESS WHEREOF, The Hills Board of Directors has executed this Resolution this 24 day of February 2009:

President : Ann Schneider Ann Schneider  
Director : [Signature]

State of UTAH, County of Washington :

The forgoing document was acknowledged before me, Susan E Stucki on this 24 day of February 2009.

NOTARY PUBLIC Susan E Stucki

My commission expires: 3/29/2011

